

Type:	63 - Condo Office		
Sty Ht:	3 - 3 Story		
(Liv) Units:	1	Total:	1
Foundation:	1 - Concrete		
Frame:	2 - Steel		
Prime Wall:	7 - Brick		
Sec Wall:			%
Roof Struct:	4 - Flat		
Roof Cover:	11 - Membrane		
Color:	BRICK		
View / Desir:			

Full Bath:		Rating:	
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth:		Rating:	
1/2 Bath:	1	Rating:	Average
A HBth:		Rating:	
OthrFix:		Rating:	

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GENERAL INFORMATION

Grade: C+ - - Average (+)	
Year Blt: 1988	Eff Yr Blt:
Alt LUC:	Alt %:
Jurisdic: G12	Fact:
Const Mod:	
Lump Sum Adj:	

OTHER FEATURES

Kits:		Rating:
A Kits:		Rating:
Frpl:		Rating:
WSFlue:		Rating:

CONDO INFORMATION

Location:	
Total Units:	
Floor:	1 - 1st Floor
% Own:	15.100000381
Name:	4 - 3004

RESIDENTIAL GRID

1st Res Grid										Desc:						# Units	
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O					
Other																	
Upper																	
Lvl 2																	
Lvl 1																	
Lower																	
Totals													RMs:		BRs:	Baths:	
																HB 1	

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

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INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	1 - Drywall		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	4 - Carpet		
Sec Floors:			%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	2 - Gas		
Heat Type:	1 - Forced H/Air		
# Heat Sys:	1		
% Heated:	100	% AC:	100
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

DEPRECIATION

Phys Cond:	AG - Avg-Good	22.3%
Functional:		%
Economic:		%
Special:		%
Override:		%
Total:		22.3%

CALC SUMMARY

Basic \$ / SQ:	250.00
Size Adj.:	1.13932812
Const Adj.:	1.39216042
Adj \$ / SQ:	396.532
Other Features:	7063
Grade Factor:	1.10
NBHD Inf:	1.37000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	1771693
Depreciation:	395088
Depreciated Total:	1376606

COMPARABLE SALES

Rate	Parcel ID	Type	Date	Sale Price
WtAv\$/SQ:		AvRate:		Ind.Val
Juris. Factor:	1.00	Before Depr:	597.57	
Special Features:	70000	Val/Su Net:	490.87	
Final Total:	1446600	Val/Su SzAd	490.87	

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	
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SPEC FEATURES/YARD ITEMS

PARCEL ID 003.A-0001-0013.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
60	A-T-M	M	S	1	1	A	AV	2001	35,000.00	T	14.4	343			30,000			30,000
60	A-T-M	D	S	1	1	A	AV	2001	35,000.00	T	14.4	343			30,000			30,000
57	Drive-Up	M	S	1	1	A	AV	2001	10,000.00	T	0	343			10,000			10,000

More: N	Total Yard Items:	Total Special Features:	70,000	Total:	70,000
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SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value	
FFL	First Floor	2,947	396.530	1,168,580	
Net Sketched Area:		2,947	Total:	1,168,580	
Size Ad	2947	Gross Area	2947	FinArea	2947

SUB AREA DETAIL

[illegible]

IMAGE

AssessPro Patriot Properties, Inc

